

CITY OF GROVE CITY, OHIO

COUNCIL MINUTES

February 01, 2010

Regular Meeting

The regular meeting of Council was called to order by President Berry at 8:00 p.m. in the Council Chamber, City Hall, 4035 Broadway.

After a moment of silent prayer and the Pledge of Allegiance, roll was called and the following members were present:

Greg Grinch Maria Klemack-McGraw Ted Berry Steve Bennett Melissa Albright

1. President Berry moved to dispense with the reading of the minutes from the previous meeting and approve as written; seconded by Mr. Bennett.

Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes

2. The Chair read the agenda items and they were approved by unanimous consent.

The Chair recognized Mr. Bennett, Chairman of Finance, for discussion and voting under said Committee.

1. Ordinance C-01-10 (Appropriate \$12,076.00 from the General Fund for the Current Expense of the 2010 Community Oriented Policing Services Grant) was given its second reading and public hearing.

Chief Wise explained that this is a grant and the money will come back to the City. Our matching funds come from confiscated monies and items.

There being no additional questions or comments, Mr. Bennett moved it be approved; seconded by Ms. Klemack-McGraw.

Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes

2. Ordinance C-03-10 (Amend Exhibit "A" of Ordinance C-43-01, an ordinance to Approve a Town Center Commercial Revitalization Grant Program) was given its first reading. Second reading and public hearing will be held on 2/16/10.

Ordinance C-04-10 (Authorize the City Administrator to enter into a Contract with ODOT and Appropriate \$604,610.00 from the General Fund for the Current Expense of I-71/White Road Improvements) was given its first reading. Second reading and public hearing will be held on 2/16/10.

4. Ordinance C-05-10 (Appropriate \$75,000.00 from the General Fund for the Current Expense of Implementing and Operating a Local Main Street Network Program through Grove City Town Center Inc.) was given its first reading. Second reading and public hearing will be held on 2/16/10.

The Chair recognized Ms. Albright, Chairman of Safety, for discussion and voting under said Committee.

1. Resolution CR-07-10 (Authorize the City Administrator to enter into an Intergovernmental Agreement with the Franklin County Commissioners to Disburse Payments under Ohio's Wireless 9-1-1 Government Assistance Fund) was given its reading and public hearing.

Mr. Honsey, City Administrator, explained that there is a small tax on everyone's Wireless phone bill to pay for wireless 9-1-1 calls. We are one of four Dispatching Units in the County and getting our funds has been in the works for several years.

Mayor Stage commented that we are a little discouraged that we haven't received the proper funding, especially when over \$6 million has accrued. He said the PSAP group met with the County Commissioners to discuss the distribution of these funds. He said this is a very planned Resolution, but it has deep roots.

There being no additional questions or comments, Ms. Albright moved it be approved; seconded by Mr. Bennett.

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes

The Chair recognized Ms. Klemack-McGraw, Chairman of Lands & Zoning, for discussion and voting under said Committee.

1. Ordinance C-02-10 (Approve a Special Use Permit for Wedgewood Pizza located at 3057 Turnberry Court for a Drive-Thru Window) was given its second reading and public hearing. No representation was present.

There being no additional questions or comments, Ms. Klemack-McGraw moved it be approved; seconded by Ms. Albright.

Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes

2. Ordinance C-06-10 (Approve a Special Use Permit for a Daycare Facility for Dogs Rule, LLC located at 4095 Hoover Road) was given its first reading. Second reading and public hearing will be held on 2/16/10.
3. Ordinance C-07-10 (Approve a Plat for The Pinnacle Club, Section 2, Phase 4) was given its first reading. Second reading and public hearing will be held on 2/16/10.

4. Ordinance C-08-10 (Approve a Plat for The Pinnacle Club, Section 2, Phase 5) was given its first reading. Second reading and public hearing will be held on 2/16/10.
5. Resolution CR-08-10 (Approve the Development Plan for Grove City Self-Storage located on Urbancrest Industrial Drive) was given its reading and public hearing.

Mr. Scott Harper, architect, and Zac Zeune, developer, was present and agreed to all seven stipulations.

There being no additional questions or comments, Ms. Klemack-McGraw moved it be approved; seconded by Mr. Grinch.

Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes

6. Resolution CR-09-10 (Approve a Certificate of Appropriateness for the Exterior Building Modifications to Sound Communications, Inc. located at 3474 Park Street in the H.P.A) was given its hearing and public hearing.

Ms. Toni Vanhorn-Stephenson, owner, was present to answer any questions. She explained that the block on one side of the front of the building is beveled and would have had to be hand-made, making it cost prohibitive to duplicate on the other side of the facade. They want the front façade to be uniform and are asking to use EFIS on the full front. Ms. Klemack-McGraw asked if she agreed to the stipulations. Ms. Vanhorn-Stephenson said yes.

There being no additional questions or comments, Ms. Klemack-McGraw moved it be approved; seconded by Ms. Albright.

Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes

7. Resolution CR-10-10 (Approve a Sign Request for Sound Communications, Inc. located at 3474 Park Street in the Historical Preservation Area) was given its reading and public hearing.

Ms. Toni Vanhorn-Stephenson was present. Ms. Klemack-McGraw asked if she agreed to the stipulations and Ms. Vanhorn-Stephenson said yes.

There being no additional questions or comments, Ms. Klemack-McGraw moved it be approved; seconded by Mr. Grinch.

Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes

8. Resolution CR-11-10 (Authorize the City Admin. to take any and all Action necessary to Terminate the "Lumberyard Project" and encourage alternate development on the site) was given its reading and public hearing.

Mr. Dick Rutherford, resident, voiced support for the resolution. Last year, he spoke and asked that the project be put on hold, due to the economy and many other questions on the project. At that time, the Administration was opposed to a delay. He said the economy still hasn't fully recovered and he submits to Council that this Project needs to be cancelled. He said the money we have spent on this so far could have been used for much better uses. He has asked for a total amount and looks forward to receiving that information.

Mayor Stage reviewed how we started this and the events that have led up to this point. Since the time Stonehenge Company was selected, he believes there were significant changes that occurred and he pointed to four that stood out to him. He said a tremendous amount of work has been put into this. He said with the issues surrounding the SWCS levy, the Administration asked that a construction management agreement be delayed. During the last week or so, he spoke to 4 out of 5 Council Members about revisiting the project and releasing Stonehenge from the project in confidence, until we could figure out how to unwind the project. The fact that Frank Elmer made a statement in his presentation last Tuesday that the Lumberyard project was going to be cancelled was extremely embarrassing, inexcusable and a complete breach of confidence. The unwinding of the project was going to be a joint effort between City Staff and Stonehenge the following Wednesday. He said Stonehenge deserves an apology and as one of the city leaders he extended an apology to Mr. Dioun and the Stonehenge Company. In summary, it is the recommendation of the Administration to enact CR-11-10 and begin a process to redefine, heal us all, and use the city properties as a core for the redevelopment of the Town Center.

President Berry asked Mr. Smith, Dir. of Law, why Council has to do this. Mr. Smith explained that normally resolutions are declarations and don't need any further action. However, in looking at the legislative history and the way the first piece (CR-78-05) was written, he felt, legally, the best way to unwind the project was to take some legislative action.

Mr. Bennett commented that he felt the presentation was skewed. Mr. Berry agreed.

There being no additional questions or comments, Ms. Klemack-McGraw moved it be approved; seconded by Ms. Albright.

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes

The Chair asked that any new business to be brought before the attention of Council be done so at this time.

The Chair recognized members of Administration and Council for closing comments.

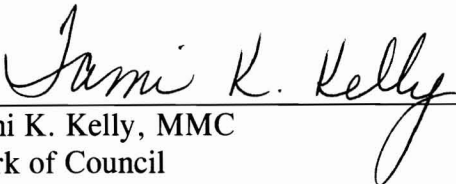
Mayor Stage commented that last Tues. we had a presentation by Frank Elmer on the Town Center Plan, who was instrumental in the original Plan for the Town Center. He said the Administration is not in agreement with everything he suggests, as was the case in 1987. He said the meeting was healthy for the community and to get public input. However, he said Frank used the connotation

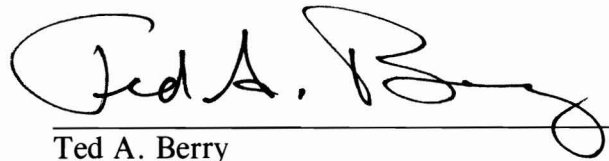
Grove-Tucky in this Chamber and that is a term that is not befitting this community and should be banned from this Chamber. Frank also called out the 5/3rd Bank building and that, too, was uncalled for. 5/3rd is major employer in the Town Center and he apologized to 5/3rd for those comments.

Mr. Honsey pointed to a couple of boards in the Chamber on the I-71/665 Bridge Improvements that shows the partners that have agreed to assist us in getting those improvements completed. He complimented Sharon Reichard and staff members involved in getting so many people to support it and recognize it as a regional project.

3. President Berry asked Ms. Conrad about the Park in Scioto Meadows. Ms. Conrad said she just gave the Deed to Mr. Smith. Mr. Smith explained that the property was supposed to be dedicated to the City as part of their approval. We now have that Deed and are moving forward.
4. Mr. Grinch recognized Boy Scout Troop Pack 146. He also commented on Mr. Elmer's presentation, noting some comments he took exception to. President Berry also commented about Mr. Elmer's presentation and said everyone hears things differently. He doesn't believe some of the comments pointed out tonight were derogatory. He noted that the Administration has handouts, again tonight, on their efforts for the Town Center Plan.
5. After additional comments from Council and Administrative staff members, a motion to adjourn was approved by unanimous consent.

Council adjourned at 8:44 p.m.


Tami K. Kelly, MMC
Clerk of Council


Ted A. Berry
President